

DOUGLAS COUNTY, NV

2021-975033

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=2

10/04/2021 02:45 PM

FIRST AMERICAN TITLE MINDEN

KAREN ELLISON, RECORDER

E05

A.P.N.: 1220-21-610-067
File No: 143-2634870 (mk)

When Recorded Return and Send Tax Statements To:
Adria Lynn Nkala
1330 Honeybee
Gardnerville, NV 89460

R.P.T.T.: \$0.00 Exempt #5

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Bethwell T. Nkala, husband of Grantee

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

Adria Lynn Nkala, a married woman as her sole and separate property

all the right, title, and interest of the undersigned in and to the real property situate in the County of **Douglas**, State of **Nevada**, described as follows:

LOT 463 AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 6, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 29, 1973, IN BOOK 573, PAGE 1026, AS DOCUMENT NO. 66512, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

"It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property."

Bethwell T. Nkala
Bethwell T. Nkala Date

STATE OF **NEVADA**)
)
) :ss.
)
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on this:
1st day of oct 2021

By: **Bethwell T. Nkala**
Mary Kelsh

Notary Public
(My commission expires: 11-6-22)

 MARY KELSH
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 98-49567-5 - Expires Nov. 06, 2022

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1220-21-610-067
 b) _____
 c) _____
 d) _____

2. Type of Property
 a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: 0
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: 0
 d) Real Property Transfer Tax Due: \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 5
 b. Explain reason for exemption: Deed to remove spouse not on title with no consideration.

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: _____
 Signature: _____

Capacity: Agent
 Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Bethwell T. Nkala
 Address: 1330 Honeybee Lane
 City: Gardnerville
 State: NV Zip: 89460

Print Name: Adria Lynn Nkala
 Address: 1330 Honeybee Lane
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

First American Title Insurance
 Print Name: Company
 Address: 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2634870 mk/ kf
 State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)